

HOUSE BILL 1090

By Cooper

AN ACT to amend Tennessee Code Annotated, Title 29,
Chapter 16 and Title 29, Chapter 17, relative to
eminent domain.

BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF TENNESSEE:

SECTION 1. Tennessee Code Annotated, Section 29-16-203, is amended by adding
the following as new subsections:

() Notwithstanding any law to the contrary, the jury shall value the land or the
rights taken at one hundred thirty percent (130%) of the fair market value.

() Notwithstanding any law to the contrary, the jury shall include as damages
the value of the depreciation of the property caused by the taking of an easement.

SECTION 2. This act takes effect July 1, 2021, the public welfare requiring it.